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File No.: 7037.47369

Attorneys for Movant JPMorgan Chase Bank, National Association

The following constitutes
the order of the court. Signed December 21, 2012

A handwritten signature in black ink that reads "Stephen L. Johnson".

Stephen L. Johnson
U.S. Bankruptcy Judge

UNITED STATES BANKRUPTCY COURT
NORTHERN DISTRICT OF CALIFORNIA
SAN JOSE DIVISION

In re:

Mario E. Cuestas aka Mario Enrique Cuestas

Debtor.

Bk. No. 12-54151-SLJ

R.S. No.: JJD-1183

Judge Stephen L. Johnson

Chapter 13

*ORDER GRANTING RELIEF FROM
AUTOMATIC STAY*

Preliminary Hearing:

Date: November 20, 2012

Time: 10:30 am

Place: U.S. Bankruptcy Court

280 South First Street

San Jose, CA 95113

Courtroom 3099

The Motion for Relief from Automatic Stay of JPMorgan Chase Bank, National
Association ("Movant" hereinafter), a secured creditor, came on for hearing before the Honorable

1 Stephen L. Johnson. Appearances were made as noted on the record.

2 IT IS HEREBY ORDERED, ADJUDGED, AND DECREED, upon review of the
3 evidence presented, that the automatic stay of §362(a) is terminated as to the Debtor(s) and the
4 bankruptcy estate pursuant to 11 U.S.C. § 362(d)(1) and/or § 362(d)(2) thereby permitting the
5 Movant, its agents, successors, and all persons and entities acting on behalf of such parties to
6 enforce all state law remedies against the collateral commonly known as **501 Thelma Drive, San**
7 **Antonio, TX 78212**, including but not limited to, foreclosure and any actions necessary to obtain
8 possession of the real property after foreclosure. The legal description of the property is as
9 follows:
10

11 LOTS 23, 24, 25 AND 26, BLOCK 2, COUNTY BLOCK 4038 DENVERSIDE ADDITION, CITY OF OLMOS
12 PARK, BEXAR COUNTY, TEXAS

13 It is further ordered that the Order be binding and effective despite any conversion of this
14 bankruptcy case to a case under any other chapter of Title 11 of the United States Code.

15 It is further ordered that the 14-day period specified in Fed.R.Bankr.P. 4001(a)(3) is not
16 waived.
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18 Upon entry of this Order, the Chapter 13 Trustee shall cease making payments in regard
19 to Movant's claim filed in this bankruptcy case.
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21 *** END OF ORDER ***
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